



**CITY OF HAYWARD**  
**AGENDA REPORT**

AGENDA DATE 02/24/04

AGENDA ITEM 4

WORK SESSION ITEM \_\_\_\_\_

**TO:** Mayor and City Council

**FROM:** Director of Community and Economic Development

**SUBJECT:** Final Map Tract 7262 – Abdul Mehdavi, et alia. (Owner/Subdivider) - Approval of Final Map and Authorize the City Manager to Execute a Subdivision Agreement

**RECOMMENDATION:**

It is recommended that the City Council adopt the attached resolution pertaining to Final Map Tract 7262.

**DISCUSSION:**

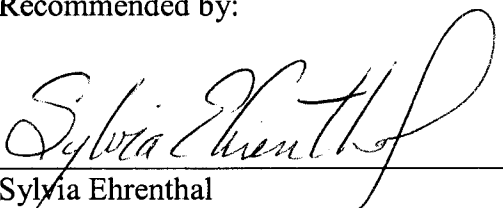
The subject final tract map is for eight single-family homes located at 25958 Gading Road, south of Huntwood Avenue and north of Dumont Avenue. The tentative map and project was approved by the City Council in November 2001. The final map has nine parcels, one for each unit, and one for the common area, which includes the driveway and landscaped areas.

The final map was reviewed by the City Engineer and was found to be in substantial compliance with the tentative map and in conformance with the Subdivision Map Act and provisions of local ordinances. The developer is responsible for construction of all tract improvements and has submitted subdivision improvement plans and has posted securities for faithful performance of the improvements in the amount of \$84,600.00 and an equal amount for labor and materials.

Prepared by:

  
\_\_\_\_\_  
Andrew S. Gaber, Development Review Engineer

Recommended by:

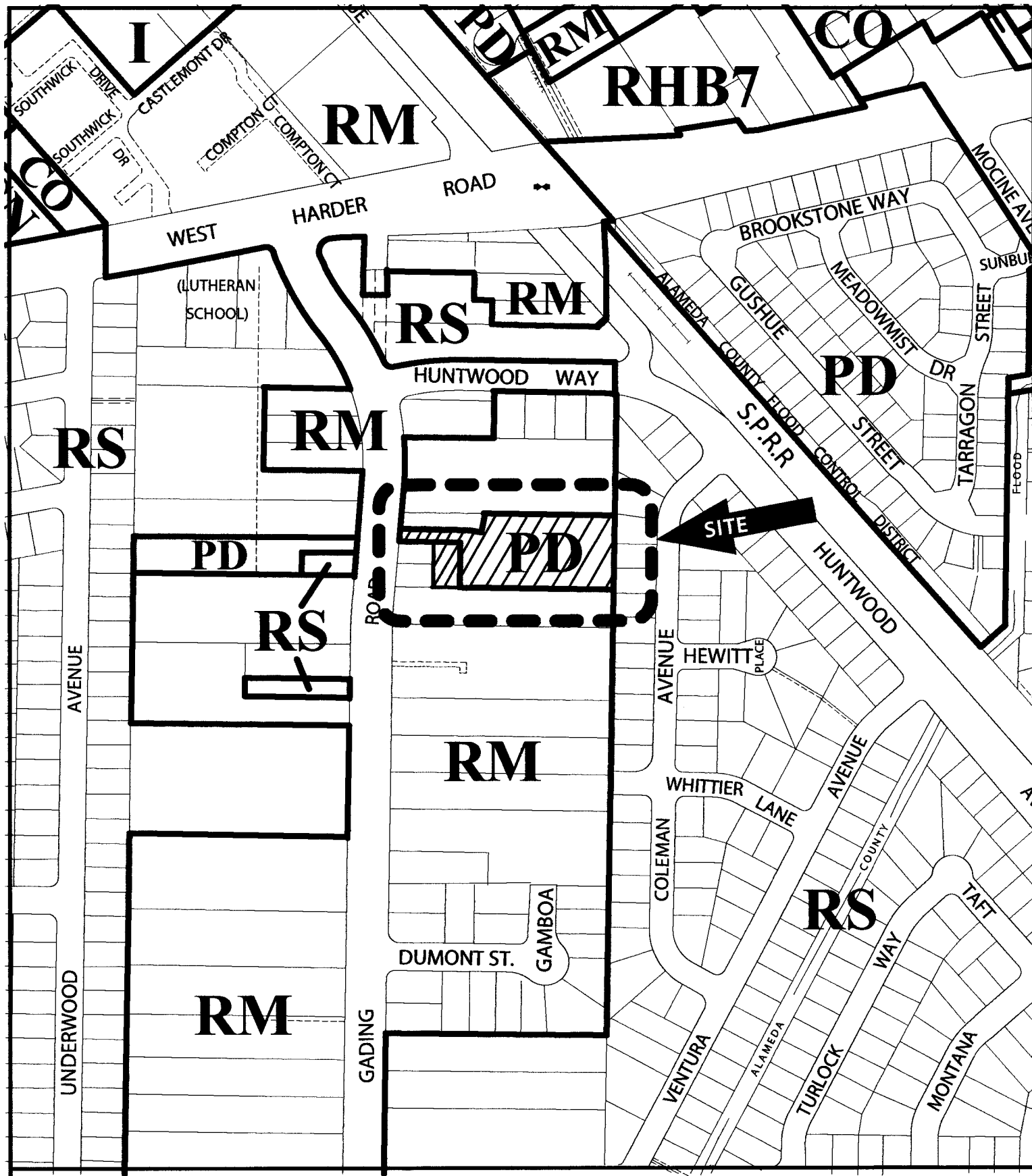
  
\_\_\_\_\_  
Sylvia Ehrenthal  
Director of Community and Economic Development

Approved by:

  
\_\_\_\_\_  
Jesús Armas, City Manager

Attachments: Exhibit A:     Area Map  
                                     Draft Resolution

2/9/04



**AREA MAP - TRACT MAP 7262**

# DRAFT

HAYWARD CITY COUNCIL

RESOLUTION NO. 04-

Introduced by Council Member \_\_\_\_\_

*mul*  
*2/17/04*

RESOLUTION APPROVING FINAL MAP FOR TRACT 7262  
AND AUTHORIZING THE CITY MANAGER TO EXECUTE  
A SUBDIVISION AGREEMENT

WHEREAS, there has been presented to the City Council of the City of Hayward, Final Map Tract 7262 to construct eight single-family homes located at 25958 Gading Road, south of Huntwood Avenue and north of Dumont Avenue; and

WHEREAS, the City Engineer has reviewed the final map and has found it to be in compliance with the tentative map and in conformance with the Subdivisions Map Act provisions of local ordinances.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Hayward does hereby find that Final Map Tract 7262 is in substantial conformance with the Tentative Map, and does hereby approve Final Map Tract 7262.

BE IT FURTHER RESOLVED that the City Manager is hereby authorized for and on behalf of the City of Hayward to negotiate and execute a subdivision agreement in a form approved by the City Attorney, and to execute any and all documents necessary to complete the transfer of those portions of Tract 7262 property which will be dedicated to or acquired by the City.

IN COUNCIL, HAYWARD, CALIFORNIA February 24, 2004

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:

MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward